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JUAN VALENCIA
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8 **UNITED STATES DISTRICT COURT**
9 **CENTRAL DISTRICT OF CALIFORNIA**

10
11 JUAN VALENCIA,
12 Plaintiff,

13 vs.

14 37 SFR OWNER, LLC; GHAYCHOUHI
15 HOONANIAN, AS TRUSTEE OF THE
16 HOONANIAN FAMILY TRUST; and
17 DOES 1 to 10,
18 Defendants.

Case No.: 2:23-cv-02775 DMG (Ex)

**NOTICE OF VOLUNTARY
DISMISSAL OF DEFENDANT
37 SFR OWNER, LLC**

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20 **PLEASE TAKE NOTICE** that Plaintiff JUAN VALENCIA (“Plaintiff”) pursuant
21 to Federal Rule of Civil Procedure Rule 41(a)(1) hereby voluntarily dismisses Defendant
22 **37 SFR OWNER, LLC** (“Defendant”) *without prejudice* pursuant to Federal Rule of
23 Civil Procedure Rule 41(a)(1) which provides in relevant part:

24 **(a) Voluntary Dismissal.**

25 (1) *Without a Court Order.* Subject to Rules 23(e), 23.1(c), 23.2, and 66
26 and any applicable federal statute, the plaintiff may dismiss an action
27 without a court order by filing:
28

1 (i) A notice of dismissal before the opposing party serves either an
2 answer or a motion for summary judgment.

3 Defendant has neither answered Plaintiff's Complaint, nor filed a motion for summary
4 judgment. Accordingly, Defendant may be dismissed without an Order of the Court.
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7 DATED: June 5, 2023

SO. CAL. EQUAL ACCESS GROUP

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9 By: /s/ Jason J. Kim

10 Jason J. Kim

11 Attorneys for Plaintiff
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